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# CITY OF KELOWNA

## MEMORANDUM

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**Date:** April 25, 2001  
**File No.:** File #: 6480-30  
**To:** City Manager  
**From:** Director of Planning and Development Services  
**Subject:** Draft Official Community Plan – Status Report / Process Update

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### 1.0 Recommendation

THAT the Official Community Plan Kelowna 2020 tentative Public Hearing dates in June 2001 be postponed until October 2001 to allow completion of the consultation process, prior to preparation of the final Bylaw document, and preparation of the related financial plan.

### 2.0 Background

In order to comply with *Local Government Act* requirements on consultation, as well as consideration of financial plans, prior to a Public Hearing on adoption of an OCP there will need to be some adjustments in the OCP Process schedule.

All consultation must be completed prior to initial consideration of a bylaw to adopt an OCP. As part of the consideration of the City of Kelowna OCP Consultation Policy No. 296, Council directed that additional consultation take place with stakeholders regarding the Pandosy - Water / Richter Street one-way couplet system. That meeting was originally scheduled for April 27, 2001. It has now been necessary to delay that consultation process due to the unavailability of Ministry of Transportation and Highways staff participation as a result of the upcoming Provincial election on May 16, 2001. The soonest that such consultation could occur would likely be in June 2001. This would leave insufficient time to make necessary changes for initial consideration and referral to required agencies, such as the Regional Board and the Land Reserve Commission, prior to the original Public Hearing date in June 2001.

In addition, the *Local Government Act* requires that Council consider an OCP bylaw in conjunction with its financial plan. On-going efforts to minimize impacts of required servicing costs of the OCP growth strategy on DCC's has also necessitated that stakeholder review on servicing and related costs be extended through July and August in order to bring forward an acceptable financial plan for Council's consideration.

### 3.0 Next Steps

Following the response to the current draft OCP document from the various agencies, staff will prepare the final draft with consideration to submissions received throughout the OCP review process, including the comments received through the open house surveys, and the upcoming one-way couplet stakeholder review. This final draft is proposed to be ready toward the end of June 2001.

Introduction in July 2001 would leave sufficient time to refer the Regional Context Statement portion of the Bylaw, for acceptance by the Regional Board prior to the Public Hearing in the fall. In addition, the Land Reserve Commission does not meet during summer months and therefore the earliest date for LRC consideration would be at their September session. The complete OCP Bylaw must be referred to the LRC after First Reading.

It is anticipated that the final draft would be advanced to Council for initial consideration and First Reading in mid to late July 2001, toward a Public Hearing on OCP Bylaw 8600 by mid October 2001. Target dates are July 16<sup>th</sup> for initial consideration and First Reading, with a Public Hearing on October 16<sup>th</sup>, and 17<sup>th</sup> if necessary.

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Director of Planning and Development Services

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cc: Long Range Planning Manager